

Exhibit Q

Pichardo Loan – Summary of Escrow Transactions

<u>Transaction Date</u>	<u>Transaction Description</u>	<u>Escrow Deposit</u>	<u>Escrow Advances</u>	<u>Escrow Balance</u>
11/3/2003	Balance at Acquisition			\$2,297.84
11/7/2003	Payment	\$405.28		\$2,703.12
12/9/2003	County Tax		\$(1,542.34)	\$1,160.78
12/11/2003	Payment	\$405.28		\$1,566.06
12/31/2003	Interest on Escrow	\$6.95		\$1,573.01
1/7/2004	Payment	\$405.28		\$1,978.29
2/9/2004	Payment	\$405.28		\$2,383.57
3/5/2004	Payment	\$405.28		\$2,788.85
3/15/2004	Refund to Borrower		\$(887.51)	\$1,901.34
3/18/2004	County Tax		\$(1,542.34)	\$359.00
4/7/2004	Payment	\$405.28		\$764.28
5/10/2004	Payment	\$382.14		\$1,146.42
6/7/2004	County Tax		\$(571.45)	\$574.97
6/14/2004	Payment	\$382.14		\$957.11
7/5/2004	Payment	\$382.14		\$1,339.25
8/5/2004	Fire Insurance		\$(1,313.20)	\$26.05
8/6/2004	Payment	\$382.14		\$408.19
9/14/2004	Payment	\$382.14		\$790.33
10/7/2004	Payment	\$382.14		\$1,172.47
11/8/2004	Payment	\$382.14		\$1,554.61
11/10/2004	County Tax		\$(1,884.93)	\$(330.32)
12/6/2004	Payment	\$382.14		\$51.82
12/31/2004	Interest on Escrow	\$20.52		\$72.34
1/10/2005	Payment	\$382.14		\$454.48
2/7/2005	Payment	\$382.14		\$836.62
3/9/2005	Payment	\$382.14		\$1,218.76
3/15/2005	County Tax		\$(1,884.93)	\$(666.17)
4/11/2005	Payment	\$382.14		\$(284.03)
5/5/2005	Payment	\$517.85		\$233.82
6/8/2005	Payment	\$517.85		\$751.67
7/7/2005	Payment	\$517.85		\$1,269.52
8/8/2005	Payment	\$517.85		\$1,787.37
8/20/2005	Payment	\$517.85		\$2,305.22
8/23/2005	Reversal of Payment		\$(517.85)	\$1,787.37
9/8/2005	Payment	\$517.85		\$2,305.22
10/7/2005	Payment	\$517.85		\$2,823.07
10/25/2005	Fire Insurance		\$(524.61)	\$2,298.46
11/7/2005	Payment	\$517.85		\$2,816.31
11/15/2005	County Tax		\$(1,987.37)	\$828.94
12/15/2005	Payment	\$517.85		\$1,346.79
12/31/2005	Interest on Escrow	\$21.51		\$1,368.30
1/16/2006	Payment	\$517.85		\$1,886.15
2/9/2006	Payment	\$517.85		\$2,404.00
3/9/2006	County Tax		\$(1,987.37)	\$416.63

3/9/2006	Refund to Borrower		\$702.38	\$(285.75)
3/10/2006	Payment	\$517.85		\$232.10
4/10/2006	Payment	\$517.85		\$749.95
4/26/2006	Refund to Escrow	\$964.62		\$1,714.57
4/27/2006	Refund to Borrower		\$(1,071.26)	\$643.31
5/9/2006	Payment	\$321.61		\$964.92
5/15/2006	Refund to Escrow	\$319.97		\$1,284.89
6/9/2006	Payment	\$321.61		\$1,606.50
7/10/2006	Payment	\$321.61		\$1,928.11
8/7/2006	Payment	\$321.61		\$2,249.72
8/17/2006	Refund to Escrow	\$606.86		\$2,856.58
9/8/2006	Payment	\$321.61		\$3,178.19
10/9/2006	Payment	\$321.61		\$3,499.80
10/24/2006	Fire Insurance		\$(573.37)	\$2,926.43
11/8/2006	Payment	\$321.61		\$3,248.04
11/8/2006	County Tax		\$(1,668.63)	\$1,579.41
12/7/2006	Payment	\$321.61		\$1,901.02
12/29/2006	Interest on Escrow	\$37.22		\$1,938.24
1/8/2007	Payment	\$321.61		\$2,259.85
2/7/2007	Payment	\$321.61		\$2,581.46
3/5/2007	Payment	\$321.61		\$2,903.07
3/8/2007	Refund to Borrower		\$(904.45)	\$1,998.62
3/12/2007	County Tax		\$(1,668.63)	\$329.99
4/5/2007	Payment	\$321.61		\$651.60
5/7/2007	Payment	\$325.78		\$977.38
6/7/2007	Payment	\$325.78		\$1,303.16
7/9/2007	Payment	\$325.78		\$1,628.94
8/6/2007	Payment	\$325.78		\$1,954.72
9/6/2007	Payment	\$325.78		\$2,280.50
10/4/2007	Payment	\$325.78		\$2,606.28
10/23/2007	Fire Insurance		\$(605.86)	\$2,000.42
11/7/2007	Payment	\$325.78		\$2,326.20
11/8/2007	County Tax		\$(1,700.98)	\$625.22
12/7/2007	Payment	\$325.78		\$951.00
12/20/2007	Fire Insurance		\$(340.08)	\$610.92
12/31/2007	Interest on Escrow	\$30.62		\$641.54
1/7/2008	Payment	\$325.78		\$967.32
1/18/2008	Fire Insurance		\$(84.64)	\$882.68
2/7/2008	Payment	\$325.78		\$1,208.46
3/6/2008	Payment	\$325.78		\$1,534.24
3/17/2008	County Tax		\$(1,700.98)	\$(166.74)
4/7/2008	Payment	\$325.78		\$159.04
4/7/2008	Payment	\$410.86		\$569.90
5/8/2008	Payment	\$568.05		\$1,137.95
6/9/2008	Payment	\$359.22		\$1,497.17
7/4/2008	Payment	\$359.22		\$1,856.39
8/4/2008	Payment	\$359.22		\$2,215.61
9/5/2008	Payment	\$359.22		\$2,574.83

10/6/2008	Payment	\$359.22		\$2,934.05
11/7/2008	Payment	\$359.22		\$3,293.27
11/11/2008	County Tax		\$(1,743.43)	\$1,549.84
11/25/2008	Fire Insurance		\$(1,008.09)	\$541.75
12/10/2008	Payment	\$359.22		\$900.97
12/30/2008	Interest on Escrow	\$23.82		\$924.79
12/31/2008	Interest on Escrow	\$29.01		\$953.80
1/8/2009	Payment	\$359.22		\$1,313.02
2/9/2009	Payment	\$359.22		\$1,672.24
3/6/2009	Payment	\$359.22		\$2,031.46
3/11/2009	County Tax		\$(1,743.43)	\$288.03
4/13/2009	Payment	\$359.22		\$647.25
6/24/2009	Payment	\$383.07		\$1,030.32
11/11/2009	County Tax		\$(1,793.50)	\$(763.18)
11/20/2009	Payment	\$1,591.78		\$828.60
11/24/2009	Fire Insurance		\$(1,034.80)	\$(206.20)
12/28/2009	Payment	\$398.17		\$191.97
12/31/2009	Interest on Escrow	\$16.80		\$208.77
1/25/2010	Payment	\$398.17		\$606.94
2/26/2010	Payment	\$398.17		\$1,005.11
3/10/2010	County Tax		\$(1,793.50)	\$(788.39)
4/2/2010	Payment	\$395.50		\$(392.89)
5/6/2010	Payment	\$408.92		\$16.03
6/7/2010	Payment	\$406.25		\$422.28
7/9/2010	Payment	\$405.72		\$828.00
8/9/2010	Payment	\$477.11		\$1,305.11
9/6/2010	Payment	\$476.58		\$1,781.69
10/6/2010	Payment	\$476.58		\$2,258.27
11/8/2010	Payment	\$476.58		\$2,734.85
11/10/2010	County Tax		\$(1,804.55)	\$930.30
11/30/2010	Fire Insurance		\$(1,043.03)	\$(112.73)
12/7/2010	Payment	\$476.58		\$363.85
12/31/2010	Interest on Escrow	\$15.26		\$379.11
1/6/2011	Payment	\$476.58		\$855.69
2/7/2011	Payment	\$476.58		\$1,332.27
3/9/2011	County Tax		\$(1,804.55)	\$(472.28)
3/10/2011	Payment	\$476.58		\$4.30
4/7/2011	Payment	\$294.55		\$298.85
4/7/2011	Payment	\$476.58		\$775.43
5/9/2011	Payment	\$387.66		\$1,163.09
6/8/2011	Payment	\$387.66		\$1,550.75
7/7/2011	Payment	\$387.66		\$1,938.41
8/8/2011	Payment	\$387.66		\$2,326.07
9/5/2011	Payment	\$387.66		\$2,713.73
10/5/2011	Payment	\$387.66		\$3,101.39
11/4/2011	Payment	\$387.66		\$3,489.05
11/9/2011	County Tax		\$(1,819.65)	\$1,669.40
11/22/2011	Fire Insurance		\$(1,043.03)	\$626.37

12/5/2011	Payment	\$387.66		\$1,014.03
12/30/2011	Interest on Escrow	\$29.69		\$1,043.72
1/3/2012	Payment	\$387.66		\$1,431.38
2/6/2012	Payment	\$387.66		\$1,819.04
3/5/2012	Payment	\$387.66		\$2,206.70
3/7/2012	County Tax		\$(1,819.65)	\$387.05
4/6/2012	Payment	\$387.66		\$774.71
5/7/2012	Payment	\$5.72		\$780.43
5/7/2012	Payment	\$390.46		\$1,170.89
6/4/2012	Payment	\$390.14		\$1,561.03
7/5/2012	Payment	\$390.34		\$1,951.37
8/3/2012	Payment	\$390.14		\$2,341.51
9/3/2012	Payment	\$390.14		\$2,731.65
10/5/2012	Payment	\$390.14		\$3,121.79
11/5/2012	Payment	\$390.14		\$3,511.93
11/7/2012	County Tax		\$(1,878.25)	\$1,633.68
11/27/2012	Fire Insurance		\$(1,057.32)	\$576.36
12/3/2012	Payment	\$390.14		\$966.50
12/31/2012	Interest on Escrow	\$33.43		\$999.93
1/7/2013	Payment	\$390.14		\$1,390.07
2/4/2013	Payment	\$390.09		\$1,780.16
	Balance at Transfer to Ocwen			\$1,780.16